



BIRRENKOTT SURVEYING

P.O. Box 237
1677 N. Bristol Street
Sun Prairie, WI. 53590
Phone (608) 837-7463
Fax (608) 837-1081

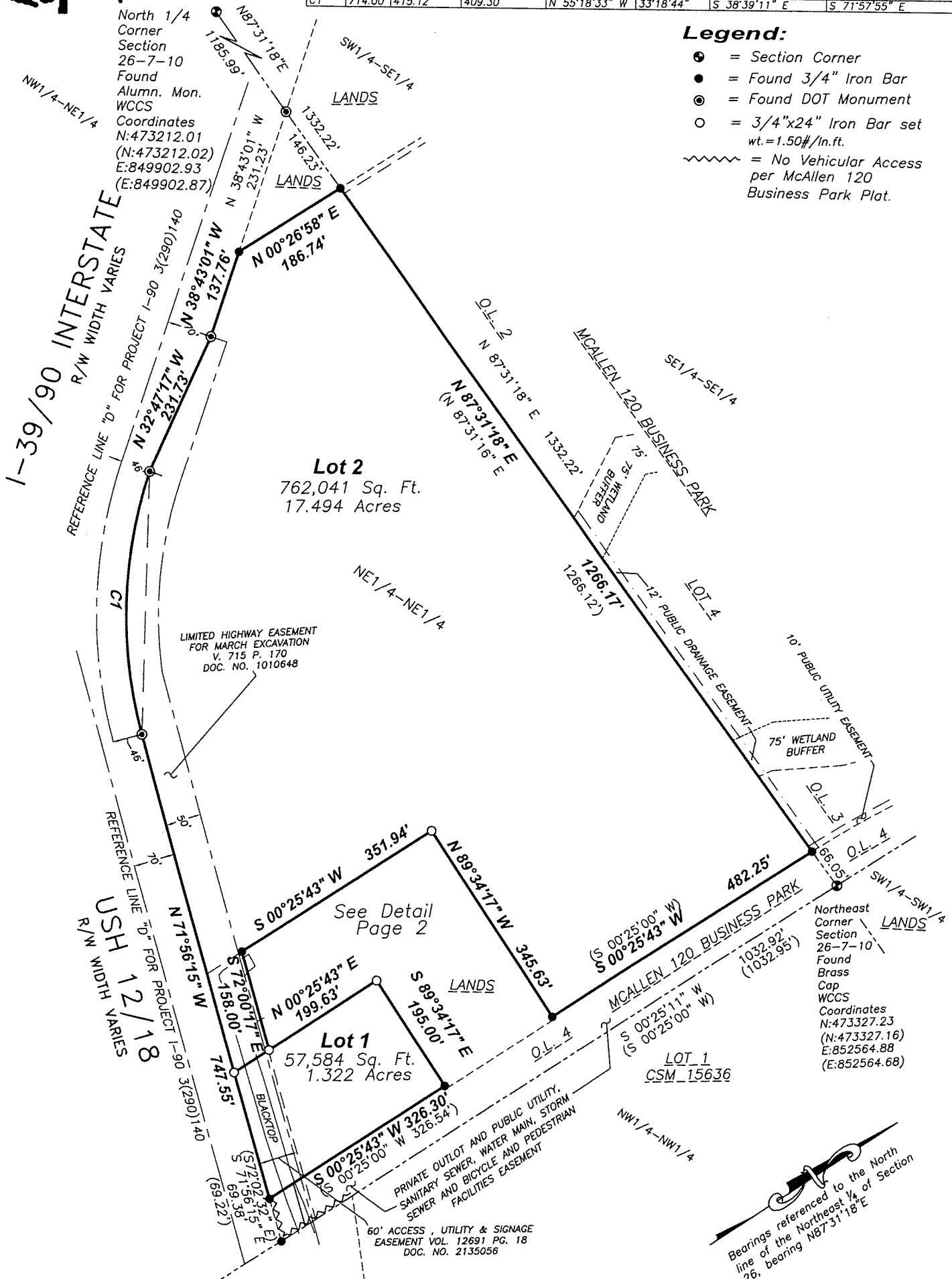
CERTIFIED SURVEY MAP

Part of the Northeast 1/4 of the Northeast 1/4, Section 26, T7N,
R10E, City of Madison, Dane County, Wisconsin

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT BEARING-IN	TANGENT BEARING-OUT
C1	714.00'	415.12'	409.30'	N 55°18'33" W	33°18'44"	S 38°39'11" E	S 71°57'55" E

Legend:

- = Section Corner
- = Found 3/4" Iron Bar
- = Found DOT Monument
- = 3/4"x24" Iron Bar set wt.=1.50#/ln.ft.
- ~~~~~ = No Vehicular Access per McAllen 120 Business Park Plat.



Bearings referenced to the North
line of the Northeast 1/4 of Section
26, bearing N87°31'18"E



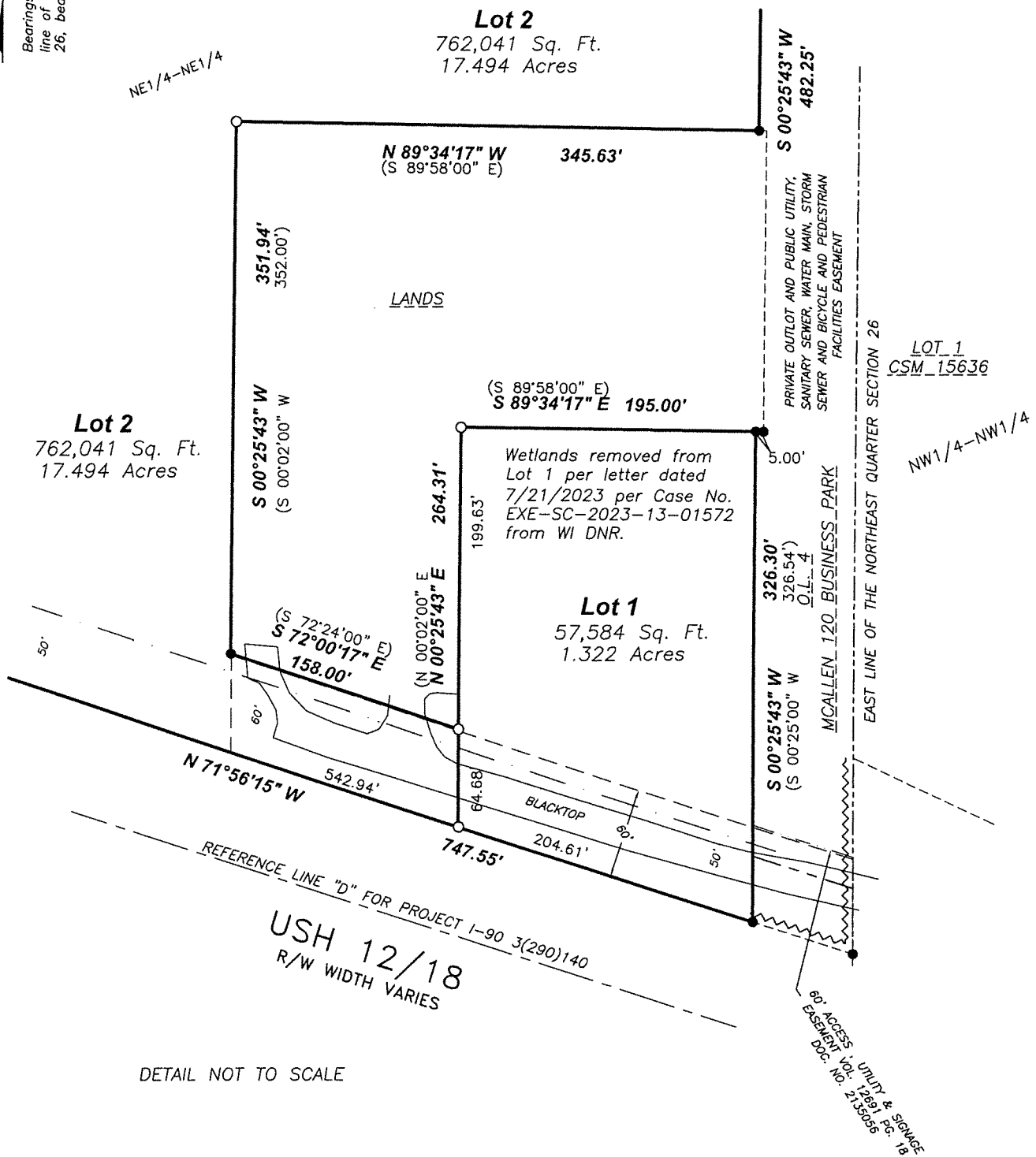
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R10E, City of Madison, Dane County, Wisconsin

Bearings referenced to the North
line of the Northeast $\frac{1}{4}$ of Section
26, bearing N87°31'18"E





CERTIFIED SURVEY MAP

DATED: September 5, 2023

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Surveying**

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Surveyor's Certificate:
I, Chris K. Casson, herby certify that this survey is in full compliance with Chapter 236.34 of Wisconsin Statutes and the City of Madison Subdivision Ordinances. I also certify that by the direction of the owners listed hereon, I have surveyed and mapped the lands described hereon and that the map is a correct representation of all the exterior boundaries of the land surveyed and the division of that land, in accordance with the information provided.

Chris K. Casson Professional Land Surveyor No. S-3264

Description:

Part of the Northeast 1/4 of the Northeast 1/4, Section 26, T7N, R10E, City of Madison, Dane County, Wisconsin more fully described as follows: Commencing at the Northeast corner of Section 26, thence S87°31'18"W, 66.05 feet to the point of beginning; thence S00°25'43"W, 482.25 feet along the West line of Outlot 4, McAllen 120 Business Park; thence N89°34'17"W, 345.63 feet; thence S00°25'43"W, 351.94 feet; thence S72°00'17"E, 158.00 feet; thence N00°25'43"E, 199.63 feet; thence S89°34'17"E, 195.00 feet to said West line of Outlot 4; thence S00°25'43"W, 326.30 feet along said Outlot 4 to the Northerly DOT right-of-way; thence N71°56'15"W, 747.55 feet along said right-of-way; thence along a curve to the right with a radius of 714.00 feet a long chord bearing of N55°18'33"W, 409.30 feet along said right-of-way; thence N32°47'17"W, 231.73 feet along said right-of-way; thence N38°43'01"W, 137.76 feet along said right-of-way to the West line of the Northeast ¼ of the Northeast 1/4; thence N00°26'58"E, 186.74 feet along said West line to the North line of the Northeast ¼ of Section 26; thence N87°31'18"E, 1266.17 feet along said North line to the point of beginning; Containing 819,625 square feet or 18.816 acres.

Owner Certificate:

As owner, Ronald J. Likas, I hereby certify that I have caused the lands described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on this Certified Survey Map. I also certify that this Certified Survey Map is required to be submitted to the City of Madison for approval.

Ronald J. Likas

State of Wisconsin)

Dane County) ss Personally came before me this _____ day of _____, 2023, the above-named Rondal J. Likas, to me known to be the person who executed the foregoing instrument and acknowledged the same.

Notary Public, Dane County, Wisconsin. My Commission Expires _____

Printed name _____

Surveyed for Owner/Divider:

Ron Likas
7223 Twin Ponds Drive
Manitowoc, WI 54220

Surveyed: TAS
Drawn: BTS
Checked: CKC
Approved: CKC
Field book: 390/33
Tape/File: J:\230049

Register of Deeds Certificate:

Received for recording this _____ day of _____, 2023

at _____ o'clock ____ m and recorded in Volume _____ of Certified Survey

Maps of Dane County on Pages _____.

Kristi Chlebowski, Register of Deeds

Sheet 3 of 4
Office Map No.: 230732

Document No. _____

Certified Survey Map No. _____, Volume _____, Page _____



CERTIFIED SURVEY MAP

DATED: September 5, 2023

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City of Madison Plan Commission Certificate

Approved for recording per the Secretary of the City of Madison Plan Commission.

Matt Wachter, Secretary of Plan Commission

Dated

Madison Common Council Certificate:

Resolved that this certified survey map located in the City of Madison was hereby approved by Enactment Number _____, File ID Number _____, adopted on the _____ day of _____, 2023, and that said enactment further provided for the acceptance of those lands dedicated and rights conveyed by said Certified Survey Map to the City of Madison for public use.

Dated this _____ day of _____, 2023

Maribeth L. Witzel-Behl, City Clerk
City of Madison, Dane County Wisconsin

Notes:

- Utility Easement: No poles or buried cables are to be placed on any lot line or corner.
- The disturbance of a survey stake by anyone is in violation of Section 236.32 of Wisconsin Statutes.
- Wetlands, if present, have not been delineated
- This survey is subject to any and all easements and agreements both recorded and unrecorded.
- This survey shows above-ground improvements only; no guarantee is made for below-ground structures.
- Refer to the building site information contained in the Dane County Soil Survey.

Surveyed for Owner/Divider:

Ron Likas
7223 Twin Ponds Drive
Manitowoc, WI 54220

Surveyed: TAS
Drawn: BTS
Checked: CKC
Approved: CKC
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Document No. _____

Sheet 4 of 4
Office Map No.: 230732

Certified Survey Map No. _____, Volume _____, Page _____